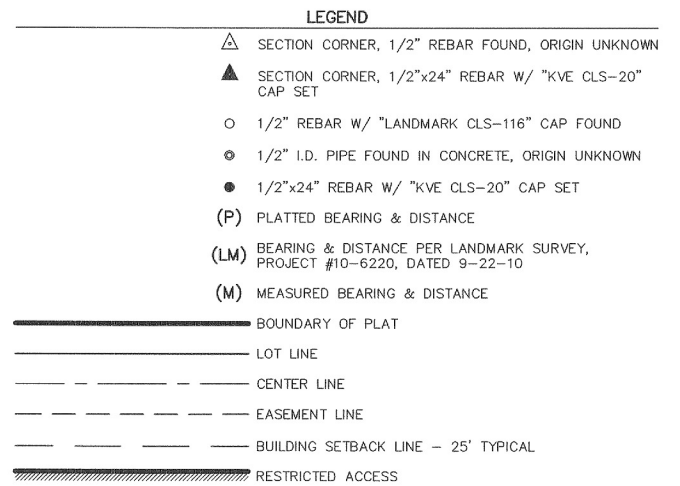
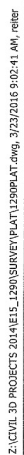


FINAL PLAT OF  
**PEASANT RIDGE ADDITION N**  
 TO THE CITY OF  
**SALINA, SALINE COUNTY, KANSAS**  
 A PORTION OF THE SE 1/4 OF THE SE 1/4, SEC 17, T-14-S, R-2-W,  
 SALINA, SALINE COUNTY, KANSAS



DATE OF PREPARATION: MARCH 23, 2016 PROJECT NO. E15S1290 SHEET 1 OF 2



FINAL PLAT OF  
**PHEASANT RIDGE ADDITION NO. 3**  
TO THE CITY OF  
**SALINA, SALINE COUNTY, KANSAS**  
A PORTION OF THE SE 1/4 OF THE SE 1/4, SEC 17, T-14-S, R-2-W,  
SALINA, SALINE COUNTY, KANSAS

**TRACT DESCRIPTION:**  
A PORTION OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 17, TOWNSHIP 14 SOUTH, RANGE 2 WEST OF THE SIXTH PRINCIPAL MERIDIAN, SALINA, SALINE COUNTY, KANSAS.

BEGINNING AT THE NORTHWEST CORNER OF LOT 1, BLOCK 3, REPLAT OF PHEASANT RIDGE ADDITION TO THE CITY OF SALINA; THENCE N 00°04'11" W ON THE EAST LINE OF PRAIRIE LANE RIGHT-OF-WAY, A DISTANCE OF 854.30 FEET TO THE NORTH LINE OF SAID SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER; THENCE N 89°20'12" E ON SAID NORTH LINE, A DISTANCE OF 470.38 FEET; THENCE S 00°04'34" E A DISTANCE OF 854.86 FEET TO THE NORTHEAST CORNER OF SAID REPLAT OF PHEASANT RIDGE ADDITION; THENCE S 89°24'16" W A DISTANCE OF 470.47 FEET TO THE POINT OF BEGINNING. CONTAINS 9.23 ACRES, MORE OR LESS.  
END OF DESCRIPTION.

**BASIS OF BEARINGS:**  
THE BASIS OF BEARINGS FOR THIS SURVEY IS A PLATTED BEARING OF N 00°04'11" W ALONG THE EAST LINE OF BLOCK 2, PHEASANT RIDGE ADDITION NO. 2 TO THE CITY OF SALINA, SALINE COUNTY, KANSAS.

**FLOOD STATEMENT:**  
SUBJECT PROPERTY IS SHOWN TO BE LOCATED IN "ZONE C" ON THE FLOOD INSURANCE RATE MAP FOR SALINA, SALINE COUNTY, KANSAS. COMMUNITY PANEL NO. 200316 0060 B, EFFECTIVE DATE FEBRUARY 5, 1986. "ZONE C" IS DEFINED AS "AREAS OF MINIMAL FLOODING. (NO SHADING)" LOCATION DETERMINED BY A SCALED GRAPHICAL PLOT OF THE FLOOD INSURANCE RATE MAP.


**SURVEYOR'S CERTIFICATE:**

STATE OF KANSAS }  
COUNTY OF SALINE } SS

I, THE UNDERSIGNED, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR IN THE STATE OF KANSAS, WITH EXPERIENCE AND PROFICIENCY IN LAND SURVEYING; THAT THE HERETOFORE DESCRIBED PROPERTY WAS SURVEYED AND SUBDIVIDED BY ME, OR UNDER MY SUPERVISION; THAT ALL SUBDIVISION REGULATIONS OF THE CITY OF SALINA, KANSAS HAVE BEEN COMPLIED WITH IN THE PREPARATION OF THIS PLAT; THAT THIS PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE KANSAS MINIMUM STANDARDS FOR BOUNDARY SURVEYS, AND THAT ALL THE MONUMENTS SHOWN HEREIN ACTUALLY EXIST AND THEIR POSITIONS ARE CORRECTLY SHOWN TO THE BEST OF MY KNOWLEDGE AND BELIEF.

GIVEN UNDER MY HAND AND SEAL AT SALINA, KANSAS, THIS 7<sup>th</sup> DAY OF June, 2016.

DATE OF SURVEY: JULY 7, 2015

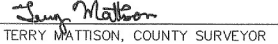


WILLIAM C. DELKER, LAND SURVEYOR  
REGISTRATION NUMBER LS-1201

**COUNTY SURVEYOR'S CERTIFICATE:**

STATE OF KANSAS }  
COUNTY OF SALINE } SS

REVIEWED IN ACCORDANCE WITH K.S.A. 58-2005 ON THIS THIS 9<sup>th</sup> DAY OF June, 2016.



TERRY MATTISON, COUNTY SURVEYOR


**CORPORATE OWNER'S CERTIFICATE:**

STATE OF KANSAS }  
COUNTY OF SALINE } SS

THIS IS TO CERTIFY THAT THE UNDERSIGNED PROPRIETOR, TODD WELSH, PRESIDENT, TWI DEVELOPMENT, LLC, OWNS THE LAND DESCRIBED IN THE PLAT AS LOTS 2 THRU 19, BLOCK 1, AND ALL OF BLOCK 2, AND HAS CAUSED THE SAME TO BE SURVEYED AND SUBDIVIDED AS INDICATED THEREON, FOR THE USES AND PURPOSES THEREIN SET FORTH AND DOES HEREBY ACKNOWLEDGE AND ADOPT THE SAME UNDER THE STYLE AND TITLE THEREON INDICATED.

ALL STREETS AS SHOWN ON THIS PLAT ARE HEREBY DEDICATED TO THE PUBLIC. AN EASEMENT OR LICENSE TO THE PUBLIC TO LOCATE, CONSTRUCT AND MAINTAIN OR AUTHORIZE THE LOCATION, CONSTRUCTION AND MAINTENANCE OF POLES, WIRES, CONDUITS, WATER, GAS AND SEWER PIPES OR REQUIRED DRAINAGE CHANNELS OR STRUCTURES UNDER OR UPON THE AREAS MARKED FOR EASEMENTS ON THIS PLAT IS HEREBY GRANTED.

GIVEN UNDER MY HAND AT SALINA, KANSAS, THIS 9<sup>th</sup> DAY OF June, A.D. 2016.



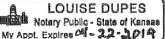
TODD WELSH, PRESIDENT,  
TWI DEVELOPMENT, LLC.

**NOTARY CERTIFICATE:**

STATE OF KANSAS }  
COUNTY OF SALINE } SS

I, Louise Dupes, A NOTARY PUBLIC IN AND FOR SAID COUNTY, IN THE STATE AFORESAID, DO HEREBY CERTIFY THAT TODD WELSH, PRESIDENT, TWI DEVELOPMENT, LLC, IS KNOWN TO ME TO BE THE SAME PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AS SUCH OWNER, APPEARED BEFORE ME THIS DAY IN PERSON AND ACKNOWLEDGED THAT HE SIGNED AND DELIVERED THE PLAT AS THE FREE AND VOLUNTARY ACT OF SAID CORPORATION FOR THE USES AND PURPOSES THEREIN SET FORTH.

GIVEN UNDER MY HAND AND NOTORIAL SEAL THIS 9<sup>th</sup> DAY OF June, A.D., 2016.



Louise Dupes  
Louise Dupes, NOTARY PUBLIC


**CORPORATE OWNER'S CERTIFICATE:**

STATE OF KANSAS }  
COUNTY OF SALINE } SS

THIS IS TO CERTIFY THAT THE FIRST CHRISTIAN CHURCH (DISCIPLES OF CHRIST) OF SALINA, INC., OWNS THE LAND DESCRIBED IN THE PLAT AS LOT 1, BLOCK 1, AND HAS CAUSED THE SAME TO BE SURVEYED AND SUBDIVIDED AS INDICATED THEREON, FOR THE USES AND PURPOSES THEREIN SET FORTH AND DOES HEREBY ACKNOWLEDGE AND ADOPT THE SAME UNDER THE STYLE AND TITLE THEREON INDICATED.

ALL STREETS AS SHOWN ON THIS PLAT ARE HEREBY DEDICATED TO THE PUBLIC. AN EASEMENT OR LICENSE TO THE PUBLIC TO LOCATE, CONSTRUCT AND MAINTAIN OR AUTHORIZE THE LOCATION, CONSTRUCTION AND MAINTENANCE OF POLES, WIRES, CONDUITS, WATER, GAS AND SEWER PIPES OR REQUIRED DRAINAGE CHANNELS OR STRUCTURES UNDER OR UPON THE AREAS MARKED FOR EASEMENTS ON THIS PLAT IS HEREBY GRANTED.

GIVEN UNDER MY HAND AT SALINA, KANSAS, THIS 9<sup>th</sup> DAY OF June, A.D. 2016.



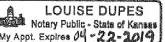
FLOYD STODDARD,  
MODERATOR/CHAIRMAN  
OF THE FIRST CHRISTIAN CHURCH  
(DISCIPLES OF CHRIST) OF SALINA, INC.

**NOTARY CERTIFICATE:**

STATE OF KANSAS }  
COUNTY OF SALINE } SS

I, Louise Dupes, A NOTARY PUBLIC IN AND FOR SAID COUNTY, IN THE STATE AFORESAID, DO HEREBY CERTIFY THAT FLOYD STODDARD, MODERATOR/CHAIRMAN OF THE FIRST CHRISTIAN CHURCH (DISCIPLES OF CHRIST) OF SALINA, INC., IS KNOWN TO ME TO BE THE SAME PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AS SUCH OWNER, APPEARED BEFORE ME THIS DAY IN PERSON AND ACKNOWLEDGED THAT HE SIGNED AND DELIVERED THE PLAT AS THE FREE AND VOLUNTARY ACT OF SAID CORPORATION FOR THE USES AND PURPOSES THEREIN SET FORTH.

GIVEN UNDER MY HAND AND NOTORIAL SEAL THIS 9<sup>th</sup> DAY OF June, A.D., 2016.




Louise Dupes  
Louise Dupes, NOTARY PUBLIC

**ABSTRACTOR'S CERTIFICATE:**

STATE OF KANSAS }  
COUNTY OF SALINE } SS

THE UNDERSIGNED, BEING A DULY LICENSED AND BONDED ABSTRACTOR OR AUTHORIZED REPRESENTATIVE THEREOF, HEREBY CERTIFY THAT THE ABOVE ARE THE LEGAL OWNERS OF RECORD OF THE PROPERTY SHOWN ON THIS PLAT.

DATED THIS 9<sup>th</sup> DAY OF June, A.D. 2016.




**SPECIAL ASSESSMENTS CERTIFICATE:**


STATE OF KANSAS }  
COUNTY OF SALINE } SS

I DO HEREBY CERTIFY THAT THERE ARE NO DELINQUENT OR UNPAID CURRENT OR FORFEITED SPECIAL ASSESSMENTS OR ANY DEFERRED INSTALLMENTS THEREOF THAT HAVE NOT BEEN APPORTIONED AGAINST THE TRACT OF LAND INCLUDED IN THIS PLAT.


GIVEN UNDER MY HAND AND SEAL AT SALINA, KANSAS, THIS 18<sup>th</sup> DAY OF June, A.D. 2016.



DONALD R. MERRIMAN, COUNTY CLERK



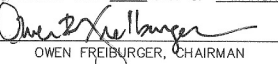
SHANDI WICKS, CITY CLERK




**SALINA CITY PLANNING COMMISSION CERTIFICATE:**

STATE OF KANSAS }  
COUNTY OF SALINE } SS

APPROVED THIS 1<sup>st</sup> DAY OF MARCH, A.D. 2016. SALINA CITY PLANNING COMMISSION, SALINA, KANSAS



OWEN FREIBURGER, CHAIRMAN



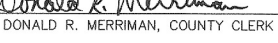
ATTEST: Dean Andrew  
DEAN ANDREW, SECRETARY

**COUNTY CLERK AND CITY CLERK CERTIFICATE:**

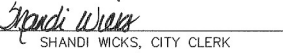
STATE OF KANSAS }  
COUNTY OF SALINE } SS

I DO HEREBY CERTIFY THAT THERE ARE NO DELINQUENT GENERAL TAXES, NO UNPAID CURRENT GENERAL TAXES, NO UNPAID FORFEITED TAXES, AND NO REDEEMABLE TAX SALES AGAINST ANY OF THE LAND INCLUDED IN THIS PLAT. I FURTHER CERTIFY THAT I HAVE RECEIVED ALL STATUTORY FEES IN CONJUNCTION WITH THE PLAT.


GIVEN UNDER MY HAND AND SEAL AT SALINA, KANSAS, THIS 10<sup>th</sup> DAY OF June, A.D., 2016.



DONALD R. MERRIMAN, COUNTY CLERK



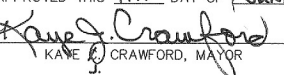
SHANDI WICKS, CITY CLERK




**CITY COMMISSION CERTIFICATE:**

STATE OF KANSAS }  
COUNTY OF SALINE } SS

APPROVED THIS 9<sup>th</sup> DAY OF JUNE, A.D. 2016. BOARD OF CITY COMMISSIONERS OF THE CITY OF SALINA, KANSAS



KANE J. CRAWFORD, MAYOR




ATTEST: Shandi Wicks  
SHANDI WICKS, CITY CLERK

**REGISTER OF DEEDS CERTIFICATE:**

STATE OF KANSAS }  
COUNTY OF SALINE } SS

PLAT OF PHEASANT RIDGE ADDITION NO. 3 FILED OF RECORD IN MY OFFICE ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 2016, AT M., AND DULY RECORDED IN VOLUME \_\_\_\_\_ OF PLATS, AT PAGE \_\_\_\_\_.

FILING FEE OF \_\_\_\_\_ PAID.



REBECCA SEEMAN, REGISTER OF DEEDS

FINAL PLAT OF  
**PHEASANT RIDGE ADDITION NO. 3**  
TO THE CITY OF SALINA, SALINE COUNTY, KANSAS  
A PORTION OF THE SE 1/4 OF THE SE 1/4, SEC 17, T-14-S, R-2-W,  
SALINA, SALINE COUNTY, KANSAS  
**KAW VALLEY ENGINEERING, INC.**  
742 DUVALL AVENUE  
SALINA, KANSAS 67401  
PH. (785) 823-3400 | FAX (785) 823-3411  
sa@kveng.com | www.kveng.com